



IMPORTANT UPDATE

BULLETIN 06-01142022

Issued to: All Channels
Date: January 14, 2022
Subject: GHMC Price Adjustment Updates
Effective: January 18, 2022

Effective **Tuesday, January 18, 2022**, Conforming Conventional and High Balance Products will be subject to new Loan Level Pricing Adjustments (LLPA's) for Second Homes and High Balance loan transactions.

Key points:

- New adjustments apply to Conforming Conventional and High Balance products
- Applies to new locks and re-locks on or after January 18th
- Loans locked prior to January 18th: Must close/fund by Monday, February 28th or will be subject to the new LLPA's

| | LTV: | | | | | | |
|--|---------|---------|---------|---------|---------|---------|---------|
| Pricing Adjustment Description: | ≤ 60 | >60-70 | >70-75 | >75-80 | >80-85 | >85-90 | >90-95 |
| Second Home | (1.125) | (1.625) | (2.125) | (3.375) | (4.125) | (4.125) | n/a |
| High Balance – Purchase and Rate/Term Refi | (0.500) | (0.750) | (0.750) | (1.000) | (1.000) | (1.000) | (1.000) |
| High Balance – Cash Out Refi | (1.250) | (1.500) | (1.500) | (1.750) | n/a | n/a | n/a |

In addition to above new LLPA's, effective for new locks dated on or after **Tuesday, January 18th**, the following State and Loan Amount adjustments will apply to all Conforming Conventional and High Balance Products:

| STATE^ | |
|------------------------------------|-------|
| DE, OK, PA, TX | 0.200 |
| AL, CT, FL, MN, MS, NC, NJ, OH | 0.100 |
| CA, GA, MI, MD, UT, VA | 0.050 |
| LOAN AMOUNT^ | |
| \$1-\$85,000 | 0.000 |
| \$85,001-\$200,000 *TERM >= 20yrs* | 0.150 |
| \$85,001-\$200,000 *TERM <= 15yrs* | 0.000 |
| \$200,001-\$350,000 | 0.050 |
| \$350,001-\$550,000 | 0.100 |
| \$550,000+ | 0.050 |

Rate sheets issued on Tuesday, January 18th will reflect the new adjustments covered in this bulletin.

Please contact your Account Executive or GHMC's Lock Desk at rates@ghmc.com for assistance.

We appreciate your business!